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RTZ GF # DT-08-02011-LET

AFTER RECORDING RETURN TO:

Randy P. Marx, Esq.
The Marx Firm
1130 East Arapaho Road, Suite 580
Richardson, Texas 75081

FILED
TARRANT COUNTY TEXAS
2008 SEP - 3 20

NOTICE OF CONFIDENTIALLY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

**FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF**

(Phase Three Main Tract: Allegiance Hawks Creek Commercial, LP)

(Phase Three Supplemental Tract: Allegiance Hawks Creek Commercial, LP)

THIS FIRST AMENDMENT TO PHASE THREE GROUND LEASE, AND MEMORANDUM THEREOF (this "**Memorandum**") is made and entered into as of the 26 day of September 2008, as follows:

WHEREAS:

A. The parties hereto have previously entered into that certain Ground Lease dated September 7, 2005, by and between **WESTWORTH REDEVELOPMENT AUTHORITY**, a municipal development corporation organized under the laws of the State of Texas (Section 4B(b) of Vernon's Ann. Civ. St. art. 5190.6) (as "**Lessor**" or at times the "**WRA**") and **ALLEGIANCE HAWKS CREEK COMMERCIAL, LP**, a Texas limited partnership (as "**Lessee**"), respecting that certain approximate 26.146 acre tract or parcel of land lying and being situated in Tarrant County, Texas, in the City of Westworth Village, Texas, which land (referred to at times as the "**Phase Three Main Tract**") was described by metes and bounds in Exhibit "A" attached to the Memorandum thereof dated September 5, 2005, and filed for record on September 12, 2005 under Clerk's File number D205 270 418 in the Real Property Records of Tarrant County, Texas (the "**Initial Phase Three Ground Lease**").

B. The parties have previously entered into that certain Ground SubLease Agreement dated September 26, 2006, by and between **WESTWORTH REDEVELOPMENT AUTHORITY**, a municipal development corporation organized under the laws of the State of Texas (Section 4B(b) of Vernon's Ann. Civ. St. art. 5190.6) (as "**Sublessor**" or at times the "**WRA**") and **ALLEGIANCE HAWKS CREEK COMMERCIAL, LP**, a Texas limited partnership (as "**Sublessee**"), respecting that certain approximate 3.4 acre tract or parcel of land lying and being situated in Tarrant County,

**FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF**

(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

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Texas, in the City of Westworth Village, Texas, which land (referred to at times the "**Phase Three Supplemental Tract**") was described by metes and bounds in Exhibit "A" attached to the Memorandum thereof dated September 26, 2006, and filed for record under Clerk's File number D206 303 752 in the Real Property Records of Tarrant County, Texas (the "**Sublease**").

C. Since the date of the Sublease, the WRA has obtained fee title to the Phase Three Supplemental Tract, as a part of that certain Deed Without Warranty by and between United States of America and Westworth Redevelopment Authority, recorded under Clerk's File number D205 024 551, and re-filed under Clerk's File number D205 041 734 in the Real Property Records of Tarrant County, Texas (the "**WRA Deed**").

D. The parties hereto terminated an approximate 2.403 acres from the above pursuant to that certain Partial Cancellation of Ground Lease and Memorandum Thereof dated January 12, 2008 and recorded on January 23, 2008 under Document number D 208 024 256 of the real property records of Tarrant County, Texas (the "**Original Partial Cancellation**"), as affected by that certain First Corrected Partial Cancellation of Ground Lease and Memorandum Thereof dated September 26, 2008 and recorded on September __, 2008 under Document number _____ of the real property records of Tarrant County, Texas (the "**First Corrected Partial Cancellation**").

E. The Initial Phase Three Ground Lease, as affected by the Sublease, WRA Deed, and such partial termination(s) thereof, referred to herein as the "**Phase Three Ground Lease**".

F. Since the inception of the Phase Three Ground Lease, the land underlying such, together with certain additional property owned by other persons, has been platted into Lots 1-3, 3A, 3B, 4-10, 10A, 10B and 11, Block 2; of the Shoppes of Hawks Creek Addition, an Addition to the City of Westworth Village, Texas, as per replat filed in Cabinet A, Slide No. 11889, dated May 1, 2007 of the Plat Records of Tarrant County Texas; and there is presently pending a further minor replat of a portion of such property so as to create Lot 10C, and to reconfigure Lot 11 and the line between Lot 10 and 10B (collectively the "**Platting**").

G. Lots 2 and 3A are presently partially situated within both:

(a) that certain Ground Lease Agreement dated October 14, 2003 by and between **WESTWORTH REDEVELOPMENT AUTHORITY**, a municipal development corporation organized under the laws of the State of Texas (Section 4B(b) of Vernon's Ann. Civ. St. art. 5190.6) (as "Lessor" or at times the "WRA") and **ALLEGIANCE COMMERCIAL DEVELOPMENT, LP**, a Texas limited partnership (as "Lessee") (the "**Phase Two Ground Lease**"), memorialized in that certain Memorandum of Ground Lease recorded October 15, 2003, in Volume 17309, Page 073 of the Real Property Records of Tarrant County, Texas ("Memorandum of Phase Two Ground Lease"), and

(b) the Phase Three Ground Lease, as referred to herein.

**FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF-**

(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

H. In order to: (1) reflect the Platting and (2) re-align the boundary line respecting this Phase III Ground Lease, so as not to bisect the above referenced Lots, the parties hereto desire to amend and restate the Land respecting this Phase Three Ground Lease, such that the "Land" means that certain parcel(s) of land lying and being situated in Tarrant County, Texas, in the City of Westworth Village, Texas, which land is described in Exhibit "A" attached hereto and made a part hereof for all purposes.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby expressly acknowledged, the parties hereto do hereby covenant and agree as follows:

1. **Section 1.4 of the Phase Three Ground Lease; Land.** In order to: (1) reflect the Platting and (2) re-align the boundary line respecting this Phase Three Ground Lease, so as not to bisect the above referenced Lots, the parties hereto desire to amend and restate the Land respecting this Phase Three Ground Lease (Section 1.4 thereof), such that the "Land" means that certain parcel(s) of land lying and being situated in Tarrant County, Texas, in the City of Westworth Village, Texas, which land is described in Exhibit "A" attached hereto and made a part hereof for all purposes.

2. **Other Provisions Not Affected.** All other provisions of the Phase Three Lease are hereby affirmed, ratified and renewed, other than as expressly provided for hereinabove.

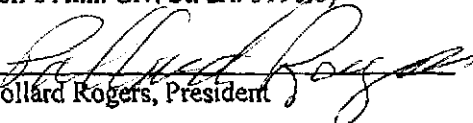
[SIGNATURES ON FOLLOWING PAGE]

EXECUTED, effective as of the date indicated hereinabove.

LESSOR/ SUBLESSOR:

**WESTWORTH REDEVELOPMENT
AUTHORITY**

A municipal development corporation organized under
the laws of the State of Texas (Section 4B(b) of
Vernon's Ann. Civ. St. art. 5190.6)

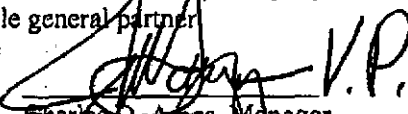
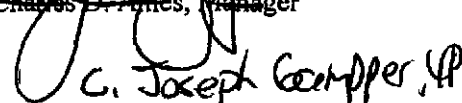
By: 
Pollard Rogers, President

LESSEE/ SUBLESSEE:

**ALLEGIANCE HAWKS CREEK COMMERCIAL,
LP**

A Texas limited partnership

By: ALLEGIANCE HAWKS CREEK
COMMERCIAL MANAGEMENT, LLC
A Texas limited liability company
Its sole general partner

By:  V.P.
Charles D. Agnes, Manager
 C. Joseph Gempfer, VP

EXECUTED, effective as of the date indicated hereinabove.

LESSOR/ SUBLESSOR:

**WESTWORTH REDEVELOPMENT
AUTHORITY**

A municipal development corporation organized under
the laws of the State of Texas (Section 4B(b) of
Vernon's Ann. Civ. St. art. 5190.6)

By: _____
Pollard Rogers, President

LESSEE/ SUBLESSEE:

**ALLEGIANCE HAWKS CREEK COMMERCIAL,
LP**

A Texas limited partnership

By: ALLEGIANCE HAWKS CREEK
COMMERCIAL MANAGEMENT, LLC
A Texas limited liability company
Its sole general partner

By: _____ V.P.
Charles D. Ames, Manager

C. Joseph Gempfer, VP

**FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF-**

(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

ACKNOWLEDGEMENTS

THE STATE OF TEXAS
COUNTY OF TARRANT

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§

C. Joseph Gemppe, VP

This instrument was acknowledged before me on the 26 day of September, 2008, by ~~CHARLES D. AMES, Manager~~ of ALLEGIANCE HAWKS CREEK COMMERCIAL MANAGEMENT, LLC, a Texas limited liability company, General Partner of ALLEGIANCE HAWKS COMMERCIAL, LP, a Texas limited partnership, qualified to conduct business in Texas, on behalf of such limited partnership.

Randy P. Marx

(SEAL)

Notary Public

My Commission Expires: _____

THE STATE OF TEXAS
COUNTY OF TARRANT

§
§
§



This instrument was acknowledged before me on the ____ day of September, 2008, by _____, as _____ of WESTWORTH REDEVELOPMENT AUTHORITY, a municipal development corporation existing under the laws of the State of Texas.

(SEAL)

Notary Public

My Commission Expires: _____

AFTER RECORDATION RETURN TO:

Randy P. Marx
Law Offices of Randy P. Marx
1130 East Arapaho Road, Suite 580
Richardson, Texas 75081

Exhibits:

A Restated Phase Three Land, legal description

FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF-

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(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

ACKNOWLEDGEMENTS

THE STATE OF TEXAS §
COUNTY OF TARRANT §

§
§
§

C. Joseph Gampper, VP

This instrument was acknowledged before me on the 26 day of September, 2008, by ~~CHARLES D. AMES, Manager~~ of ALLEGIANCE HAWKS CREEK COMMERCIAL MANAGEMENT, LLC, a Texas limited liability company, General Partner of ALLEGIANCE HAWKS COMMERCIAL, LP, a Texas limited partnership, qualified to conduct business in Texas, on behalf of such limited partnership.

Randy P. Marx

(SEAL)

Notary Public
My Commission Expires: _____

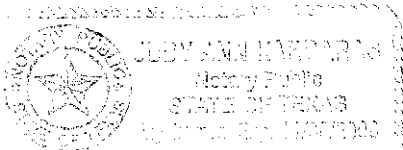
THE STATE OF TEXAS §
COUNTY OF TARRANT §

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§



This instrument was acknowledged before me on the 1st day of October, 2008, by Rolland Rogers, as President of WESTWORTH REDEVELOPMENT AUTHORITY, a municipal development corporation existing under the laws of the State of Texas.

(SEAL)



Jody Ann Meadows
Notary Public
My Commission Expires: 11-30-08

AFTER RECORDATION RETURN TO:

Randy P. Marx
Law Offices of Randy P. Marx
1130 East Arapaho Road, Suite 580
Richardson, Texas 75081

Exhibits:

A Restated Phase Three Land, legal description

FIRST AMENDMENT TO PHASE THREE GROUND LEASE,

AND MEMORANDUM THEREOF-

(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

EXHIBIT "A"

RESTATED PHASE THREE LAND

The "Greater LA Land", as per Exhibit A-1 attached hereto, and
The "Remaining Phase III Land", as per Exhibit A-2 hereto.

Exhibit A-1

As per the attached

DESCRIPTION

Lot 3B, Block 2, The Shoppes of Hawks Creek

BEING Lot 3B, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 4, Block 2, The Shoppes of Hawks Creek

BEING Lot 4, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 5, Block 2, The Shoppes of Hawks Creek

BEING Lot 5, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 6, Block 2, The Shoppes of Hawks Creek

BEING Lot 6, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 10R, Block 2, The Shoppes of Hawks Creek

BEING a 4.133 acre tract of land situated in the Cornelius Connelly Survey, Abstract Number A-318, Tarrant County, Texas, in the City of Westworth Village, being all of Lot 10, Block 2 and a portion of Lot 10B, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas, also being a portion of the tracts of land described in the deeds to Westworth Redevelopment Authority recorded in Document Number D20541734 and Document Number D207152455, Deed Records of Tarrant County, Texas, said 4.133 acre tract of land being more particularly described as follows:

BEGINNING at a point in the northwesterly right-of-way line of State Highway 183 (a 210' right-of-way) for the most easterly corner of said Lot 10, Block 2;

THENCE with the northwesterly right-of-way line of State Highway 183 South $40^{\circ} 58' 50''$ West a distance of 329.78 feet to the most southerly corner of said Lot 10, Block 2;

THENCE departing the northwesterly right-of-way line of State Highway 183 with the southwesterly line of said Lot 10, Block 2 the following:

North $49^{\circ} 01' 10''$ West a distance of 235.00 feet to a point for corner;

North $24^{\circ} 31' 25''$ West a distance of 26.86 feet to a point for corner;

North $49^{\circ} 01' 10''$ West a distance of 186.56 feet to a point for corner;

North $40^{\circ} 58' 50''$ East a distance of 48.00 feet to a point for corner;

North $49^{\circ} 01' 10''$ West a distance of 122.02 feet to a point in the southerly line of Lot 11, Block 2 of said The Shoppes of Hawks Creek for the most westerly corner of said Lot 10, Block 2;

THENCE departing the southwesterly line of said Lot 10, Block 2 with the northwesterly line of said Lot 10, Block 2 the following:

North $87^{\circ} 34' 36''$ East a distance of 45.45 feet to a point for corner;

North $40^{\circ} 58' 50''$ East a distance of 275.27 feet to the most northerly corner of said Lot 10, Block 2;

THENCE departing the northwesterly line of said Lot 10, Block 2 South $49^{\circ} 01' 10''$ East a distance of 294.91 feet to a point for corner;

THENCE South $40^{\circ} 58' 50''$ West a distance of 35.86 feet to a point for corner;

THENCE South $49^{\circ} 01' 10''$ East a distance of 240.09 feet to the POINT OF BEGINNING;

CONTAINING a computed area of 4.133 acres (180,045 square feet) of land.

DESCRIPTION

Lot 10A, Block 2, The Shoppes of Hawks Creek

BEING Lot 10A, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

Exhibit A-2

As per the attached

M:\AllegDevLLC200301\WRA III\20080604 Phase II and III Lease Swap\First Amendment to Phase III Ground Lease v3.doc

**FIRST AMENDMENT TO PHASE THREE GROUND LEASE,
AND MEMORANDUM THEREOF-**
(ALLEGIANCE HAWKS CREEK COMMERCIAL, LP)
(WRA PHASE III, MAIN AND SUPP PARCEL)

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DESCRIPTION

Lot 2, Block 2, The Shoppes of Hawks Creek

BEING Lot 2, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 3, Block 2, The Shoppes of Hawks Creek

BEING Lot 3, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 7, Block 2, The Shoppes of Hawks Creek

BEING Lot 7, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 8, Block 2, The Shoppes of Hawks Creek

BEING Lot 8, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 9, Block 2, The Shoppes of Hawk Creek

BEING Lot 9, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas.

DESCRIPTION

Lot 10B-R, Block 2, The Shoppes of Hawk Creek

BEING a 1.317 acre tract of land situated in the Cornelius Connelly Survey, Abstract Number 318, Tarrant County, Texas, being a portion of Lot 10B, Block 2 and Lot 11, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village, according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas, and also being a portion of the tracts of land described in the deeds to Westworth Redevelopment Authority recorded in Document Number D20541734 and Document Number D207152455, Deed Records of Tarrant County, Texas, said 1.317 acre tract of land being more particularly described as follows:

BEGINNING at the southwesterly corner of the tract of land described in the deed to Navy Federal Credit Union recorded in Document Number D207174397, Deed Records of Tarrant County, Texas;

THENCE North 48° 55' 59" West a distance of 40.09 feet to a point for corner;

THENCE South 40° 58' 50" West a distance of 119.06 feet to a point for corner;

THENCE North 49° 01' 10" West a distance of 294.91 feet to the most northerly corner of Lot 10, Block 2, of said The Shoppes of Hawks Creek;

THENCE North 63° 40' 40" East a distance of 181.21 feet to a point for corner;

THENCE North 86° 04' 42" East a distance of 165.90 feet to a point in the in the easterly line of said Westworth Redevelopment Authority tract (Document Number D207152455);

THENCE with the easterly line of said Westworth Redevelopment Authority tract (Document Number D207152455) South 00° 43' 46" East a distance of 17.16 feet to the northwesterly corner of said Navy Federal Credit Union tract;

THENCE with the common line of said Westworth Redevelopment Authority tract (Document Number D207152455) and said Navy Federal Credit Union tract South 00° 47' 01" East a distance of 204.42 feet to the POINT OF BEGINNING;

CONTAINING a computed area of 1.317 acres (57,353 square feet) of land.

DESCRIPTION

Lot 10C, Block 2, The Shoppes of Hawk Creek

BEING a 0.853 acre tract of land situated in the Cornelius Connelly Survey, Abstract Number 318, Tarrant County, Texas, in the City of Westworth Village, being a portion of Lot 10B, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas, also being a portion of the tract of land described in the deed to Westworth Redevelopment Authority recorded in Document Number D20541734, Deed Records of Tarrant County, Texas, said 0.853 acre tract of land being more particularly described as follows:

BEGINNING at a point in the northwesterly right-of-way line of State Highway 183 (a 210' right-of-way) for the most southerly corner of a tract of land described in the deed to Navy Federal Credit Union recorded in Document Number D207174397, Deed Records of Tarrant County, Texas;

THENCE with the northwesterly right-of-way line of State Highway 183 South 40° 58' 50" West a distance of 154.56 feet to the most southerly corner of said Lot 10B, Block 2;

THENCE departing the northwesterly right-of-way line of State Highway 183 with the southwesterly line of said Lot 10B, Block 2 North 49° 01' 10" West a distance of 240.09 feet to a point for corner;

THENCE departing the southwesterly line of said Lot 10B, Block 2 North 40° 58' 50" East a distance of 154.92 feet to a point for corner;

THENCE South 48° 55' 59" East at a distance of 40.09 feet passing the southwesterly corner of said Navy Federal Credit Union tract continuing with the southwesterly line of said Navy Federal Credit Union tract in all a total distance of 240.09 feet to the POINT OF BEGINNING;

CONTAINING a computed area of 0.853 acres (37,151 square feet) of land.

METES AND BOUNDS DESCRIPTION
Lot 11R, Block 2, The Shoppes of Hawks Creek

BEING a 1.886 acre tract of land situated in the Cornelius Connell Survey, Abstract Number 319, Tarrant County, Texas in the City of Westworth Village, being a portion of the tract of land described in the deed to Westworth Redevelopment Authority recorded in Document Number D207152455, Deed Records of Tarrant County, Texas and also being a portion of Lot 11, Block 2, The Shoppes of Hawks Creek, an addition to the City of Westworth Village according to the plat recorded in Cabinet A, Slide 11889, Plat Records of Tarrant County, Texas, said 1.886 acre tract of land being more particularly described as follows:

BEGINNING at the southwesterly corner of said Lot 11, Block 2, The Shoppes of Hawks Creek;

THENCE with the westerly line of said Lot 11, Block 2 North 02° 25' 24" West a distance of 198.21 feet to a point for corner;

THENCE departing the westerly line of said Lot 11, Block 2 North 89° 04' 25" East a distance of 190.52 feet to a point for corner;

THENCE North 45° 15' 16" East a distance of 140.81 feet to a point for corner;

THENCE South 79° 12' 46" East a distance of 5.06 feet to a point for corner;

THENCE North 01° 43' 35" East a distance of 30.76 feet to the point of curvature of a curve to the left having a radius of 24.00 feet;

THENCE Northwesterly along said curve through a central angle of 43° 20' 04" an arc distance of 18.15 feet with a chord bearing of North 19° 56' 27" West and a chord distance of 17.72 feet to a point in the centerline of White Settlement Road as constructed on the ground in a non-tangent curve to the left, the radius point of said curve being situated North 11° 27' 54" East a distance of 960.92 feet from said point;

THENCE with the centerline of White Settlement Road Southeasterly along said curve through a central angle of 02° 59' 20" an arc distance of 50.13 feet with a chord bearing of South 80° 01' 46" East and a chord distance of 50.12 feet to a point in a non-tangent curve to the left, the radius point of said curve being situated South 30° 54' 21" East a distance of 24.00 feet from said point;

THENCE departing the centerline of White Settlement Road Southwesterly along said curve through a central angle of 57° 22' 04" an arc distance of 24.03 feet with a chord bearing of South 30° 24' 37" West and a chord distance of 23.04 feet to the point of tangency of said curve;

THENCE South $01^{\circ} 43' 35''$ West a distance of 31.83 feet to the point of curvature of a curve to the left having a radius of 234.00 feet;

THENCE Southeasterly along said curve through a central angle of $07^{\circ} 40' 51''$ an arc distance of 31.37 feet with a chord bearing of South $02^{\circ} 06' 51''$ East and a chord distance of 31.35 feet to the point of reverse curvature of a curve to the right having a radius of 101.00 feet;

THENCE Southeasterly along said curve through a central angle of $07^{\circ} 22' 17''$ an arc distance of 12.99 feet with a chord bearing of South $02^{\circ} 16' 08''$ East and a chord distance of 12.99 feet to the point of reverse curvature of a curve to the left having a radius of 74.00 feet;

THENCE Southeasterly along said curve through a central angle of $15^{\circ} 17' 19''$ an arc distance of 19.75 feet with a chord bearing of South $06^{\circ} 13' 39''$ East and a chord distance of 19.69 feet to the point of compound curvature of a curve to the left having a radius of 237.00 feet;

THENCE Southeasterly along said curve through a central angle of $12^{\circ} 44' 49''$ an arc distance of 52.73 feet with a chord bearing of South $20^{\circ} 14' 43''$ East and a chord distance of 52.62 feet to the point of reverse curvature of a curve to the right having a radius of 213.00 feet;

THENCE Southeasterly along said curve through a central angle of $26^{\circ} 13' 46''$ an arc distance of 97.51 feet with a chord bearing of South $13^{\circ} 30' 14''$ East and a chord distance of 96.66 feet to the end of said curve;

THENCE North $88^{\circ} 04' 25''$ East a distance of 68.58 feet to a point in the northwesterly line of Lot 10, Block 2 of said The Shoppes of Hawks Creek;

THENCE with the northwesterly line of said Lot 10, Block 2 South $40^{\circ} 58' 50''$ West a distance of 86.82 feet to the most southerly southeast corner of said Lot 11, Block 2;

THENCE departing the northwesterly line of said Lot 10, Block 2 with the southerly line of said Lot 11, Block 2 South $87^{\circ} 34' 36''$ West a distance of 375.25 feet to the POINT OF BEGINNING;

CONTAINING a computed area of 1.886 acres (82,132 square feet) of land.



RANDY MARX ESQ
THE MARX FIRM
1130 E ARAPAHO RD STE 580
RICHARDSON TX 75081

Submitter: RATTIKIN TITLE (OPR)

SUZANNE HENDERSON
TARRANT COUNTY CLERK
TARRANT COUNTY COURTHOUSE
100 WEST WEATHERFORD
FORT WORTH, TX 76196-0401

DO NOT DESTROY
WARNING - THIS IS PART OF THE OFFICIAL RECORD.

Filed For Registration: 10/03/2008 03:33 PM
Instrument #: D208381129
27 PGS \$116.00

By: _____



D208381129

ANY PROVISION WHICH RESTRICTS THE SALE, RENTAL OR USE
OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR
RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

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